



ZIP 85378, Surprise, Arizona.

Current market data.

8 cards. Every number sourced and dated. Data as of Oct 30, 2026.



POPULATION

9,765 people call ZIP 85378 home.

9,765

people.



RENT

Median rent is \$1,514 a month.

\$1,514

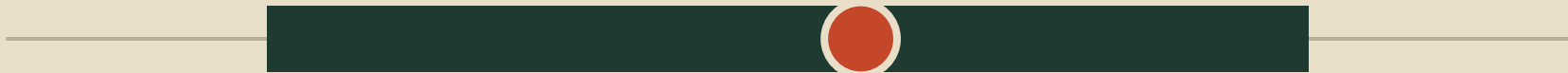
a month. Arizona's median is \$1,543.



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,178–\$1,767



\$1,514 median

is the monthly rent range local workforce wages support.



BUILDING

66% of the housing here was built before 2000.

66%

of all homes were built before 2000



UNITS NEEDED

Closing the gap would add 0.3–0.9% to the 4,670 homes here.

15–40

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



HOME VALUE

A median home costs 30%
less than Arizona's.

\$274,500

median home value in ZIP 85378.

ZIP 85378



\$274,500

Arizona



\$394,500

U.S.



\$332,700

THAT WAS ZIP 85378'S 2026

Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at almanacdata.ai/e/zip/85378/

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